

WARRANTY DEED

THIS WARRANTY DEED made and entered into this day by and between Cheryl Lockhart fka Cheryl A. Grammer, AND EDWARD LOCKHART, who joins the conveyance for the purpose of conveying any homestead rights, or other marital rights, he/she may have to the property by virtue of his/her marriage to Cheryl Lockhart, Grantors, and Shannon C. Hillis, an unmarried man, Grantee,

WITNESSETH:

THAT FOR AND IN CONSIDERATION of the sum of Ten and no/100 Dollars (\$10.00), cash in hand paid by the Grantee to the Grantor, and other good and valuable considerations, the receipt and sufficiency of all of which is hereby acknowledged, Grantor does hereby convey and warrant, except as hereinafter set forth, unto the Grantee, the following described property, together with the improvements, hereditaments and appurtenances thereunto belonging, located in the County of DESOTO, State of Mississippi, and more particularly described as follows, to-wit:

Lot 2384, Section F, DeSoto Village Subdivision, in Section 33, Township 1 South, Range 8 West, DeSoto County, Mississippi, as per plat thereof recorded in Plat Book 13, Pages 1-5, in the office of the Chancery Clerk of DeSoto County, Mississippi.

TO HAVE AND TO HOLD unto the Grantee, his/her heirs and assigns, in fee simple forever, and free from all liens and encumbrances except for the following exceptions:

- 1) Taxes and assessments for the current year and subsequent years, which are not yet due and payable.
- 2) Zoning and/or other land use regulations promulgated by federal, state or local governments affecting the use or occupancy of the subject property.

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STATE MS. - DESOTO CO.

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W.E. DAVIS CH. CLK.

3) Any and all matters which would be disclosed by an accurate survey of current date and/or an actual inspection of said property.

IN TESTIMONY WHEREOF, witness the signature of the Grantor on this the 13th day of August, 1998.

Cheryl Lockhart
Cheryl Lockhart
Edward Lockhart
Edward Lockhart

STATE OF MISSISSIPPI
COUNTY OF DESOTO

THIS DAY personally appeared before me, the undersigned authority within and for the State and County aforesaid, Cheryl Lockhart and Edward Lockhart, who acknowledged that he/she signed, executed and delivered the above and foregoing Warranty Deed on the day and year therein mentioned.

GIVEN under my hand and official seal on this the 13th day of August, 1998.

Linda K. Wheeler
NOTARY PUBLIC

(SEAL)

My Commission Expires: 8-9-99

ADDRESS OF GRANTOR:

506 White Ash
Southaven, MS 38671
Home: 3936247
Work: 5231844 -3424242

ADDRESS OF GRANTEE:

6250 Shady Glen Cove
Horn Lake, Mississippi 38637
Home: (901) 853-4492
Work: (901) 853-3540 ext 6210

PREPARED BY AND RETURN TO:
HOLCOMB DUNBAR, P.A.
P. O. BOX 190
SOUTHAVEN, MS 38671-0190
(601) 349-0664

FILE# 998-329